

Item # _____

Moved by: _____

Prepared by: Gloria Kelly

Seconded by: _____

Reviewed by: J. Carter S. Gray

A RESOLUTION APPROVING THE CONVEYANCE OF **ONE** IMPROVED PARCEL OF COUNTY OWNED DELINQUENT TAX PROPERTY TO MIRACLE CARE, INC., A TENNESSEE NOT-FOR-PROFIT CORPORATION, FOR NOMINAL CONSIDERATION; AND TO AUTHORIZE THE SHELBY COUNTY MAYOR TO EXECUTE A QUIT CLAIM DEED. SPONSORED BY COMMISSIONER EDDIE JONES AND CO-SPONSORED BY COMMISSION WALTER BAILEY.

WHEREAS, In 2011, Shelby County acquired **ONE** improved parcel of Delinquent Tax Property, in Tax Sale Nos. 0803, identified as 715 Neptune and further identified as Tax Parcel Number 03201000000170; and

WHEREAS, Miracle Care, Inc., a Tennessee not-for-profit corporation, in good standing with the Federal and State Governments and Memphis Housing Community Development, has requested Shelby County to convey **ONE** improved parcel of Delinquent Tax Property to it, for nominal consideration, for its community development purposes, which parcel being more particularly described in the listing thereof, which is attached hereto as Exhibit "A", and incorporated herein by reference, and further shown in Exhibit "B", map, and incorporated herein by reference; and

WHEREAS, Tennessee Code Annotated, Section 67-5-2509(d) (4) allows Shelby County to transfer real property acquired in a tax sale to a not-for-profit organization in good standing with the Federal and State Governments, for nominal consideration, for purposes wherein use by the not-for-profit community development

corporation is deemed by the county to inure to the benefit of the area the recipient not-for-profit community development corporation is chartered or authorized to serve; and

WHEREAS, It is deemed to be in the best interest of Shelby County to convey said **ONE** improved parcel of Delinquent Tax Property, to Miracle Care, Inc., a Tennessee not-for-profit corporation, for nominal consideration, for its community development purposes.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF SHELBY COUNTY, TENNESSEE, That the conveyance of the aforementioned **ONE** improved parcel of Delinquent Tax Property to Miracle Care, Inc., a Tennessee not-for-profit corporation, for nominal consideration, be and the same is hereby approved; and that the Mayor be and he is authorized to execute a Quit Claim Deed document affecting the same.

BE IT FURTHER RESOLVED, The **ONE** improved subject parcel will be utilized to provide regular training and workshops on First Aid, CPR and protection from harm, seizure, health and safety, while ensuring all program participants (i.e. licensed and unregulated caregiver providers) are in compliance with DIDD participation requirements. Any and all use shall be in accordance with the Shelby County Unified Development Code.

BE IT FURTHER RESOLVED, That the identified purchaser has followed all required County policies and procedures and shall close their purchase of said Delinquent Tax parcel in accordance with the terms of the executed "Request for Nominal Consideration Conveyance" agreement.

BE IT FURTHER RESOLVED, That the identified purchaser has acknowledged that failure to close said Delinquent Tax parcel in accordance with the terms of the executed "Request for Nominal Consideration Conveyance" agreement shall result in their forfeiture to the County of any and all deposits and/or processing fees paid by them.

BE IT FURTHER RESOLVED, That the Shelby County Land Bank shall forward a "failure-to-close" notice to the Shelby County Trustee on this said "failure-to-close" parcel along with the Quit Claim Deed and receipt; and immediately thereafter incorporate said failure-to-close parcel back into its for sale inventory.

BE IT FURTHER RESOLVED, That this resolution shall become effective in accordance with the Shelby County Charter, Article II, Section 2.06(B).

Mark H. Luttrell, Jr., Shelby County Mayor

Date: _____

ATTEST:

Clerk of County Commission

Adopted: _____